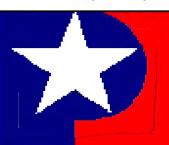


003.0 0002 0024.0

1 of 1
CARD

Residential
ARLINGTON

Total Card / Total Parcel
1,032,900 / 1,032,900
APPRAISED: 1,032,900 / 1,032,900
USE VALUE: 1,032,900 / 1,032,900
ASSESSED: 1,032,900 / 1,032,900



Patriot
Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
26-28		EGERTON RD, ARLINGTON

OWNERSHIP

Owner 1:	ATHANASIADIS PAVLOS L	Unit #:	
Owner 2:	ATHANASIADIS DANIELLE		
Owner 3:			

Street 1: 20 SANDERSON ROAD

Street 2:

Twn/City: LEXINGTON

St/Prov: MA	Cntry:	Own Occ: N
Postal: 02420		Type:

PREVIOUS OWNER

Owner 1:	ATHANASIADIS PAVLOS L -
Owner 2:	ATHANASIADIS TATIANA L -

Street 1: 26 EGERTON RD

Twn/City: ARLINGTON

St/Prov: MA	Cntry:	
Postal: 02474		

NARRATIVE DESCRIPTION

This parcel contains 4,500 Sq. Ft. of land mainly classified as Three Fam. with a Multi-Garden Building built about 1920, having primarily Vinyl Exterior and 2862 Square Feet, with 3 Units, 3 Baths, 0 3/4 Bath, 0 HalfBath, 13 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
105	Three Fam.		4500		Sq. Ft.	Site		0	80.	1.23	1									443,999						444,000	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
105	4500.000	586,600	2,300	444,000	1,032,900		2614
							GIS Ref
							GIS Ref
							Insp Date
							09/01/17

PREVIOUS ASSESSMENT										Parcel ID	Parcel ID 003.0-0002-0024.0				USER DEFINED			
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date								
2020	105	FV	586,900	2300	4,500.	444,000	1,033,200	1,033,200	Year End Roll	12/18/2019								
2019	105	FV	437,500	2300	4,500.	471,800	911,600	911,600	Year End Roll	1/3/2019								
2018	105	FV	437,500	2300	4,500.	344,100	783,900	783,900	Year End Roll	12/20/2017								
2017	105	FV	412,500	2500	4,500.	299,700	714,700	714,700	Year End Roll	1/3/2017								
2016	105	FV	412,500	2500	4,500.	255,300	670,300	670,300	Year End	1/4/2016								
2015	105	FV	371,300	2500	4,500.	249,800	623,600	623,600	Year End Roll	12/11/2014								
2014	105	FV	371,300	2500	4,500.	205,400	579,200	579,200	Year End Roll	12/16/2013								
2013	105	FV	384,900	2500	4,500.	195,400	582,800	582,800		12/13/2012								

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
ATHANASIADIS PA	1261-25		11/15/2002	Family		No	No		
BANK BOSTON	1202-9		3/12/1999		364,900	No	No	N	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
9/1/2017		MEAS&NOTICE							HS	Hanne S		
6/13/2000		MLS										
9/20/1999		Mailer Sent										
9/20/1999		Measured							267	PATRIOT		
8/26/1993									PM	Peter M		

Sign: VERIFICATION OF VISIT NOT DATA / / /

